

Southern Sandoval County Arroyo Flood Control Authority



Standard Comments for Submittal Review

SSCAFCA's Standard Comments, in their entirety, may not apply to every submittal

1. Submit a *Drainage Information Sheet* with each submittal (available on SSCAFCA's website, <http://www.sscafca.com/cms.php/development/>)
2. Submit a *Conceptual Grading and Drainage Plan* (5+ Acre Developments), *Drainage Report* (All development within a floodplain and/or 10+ Lot or 5+ Acre Subdivisions), or *Grading and Drainage Plan* (Developments of 5 Acres or Less) meeting the requirements outlined in the SSCFCA Policy and Section 8 of the SSCAFCA Development Process Manual (DPM).
 - a. All Grading and Drainage Plans and Drainage Reports should include the appropriate checklist with each submittal. Checklists can be downloaded from SSCAFCA website.
 - b. Grading and Drainage Plan submittals should also include plan and profile information for storm drain design.
 - c. Drainage plans for development must comply with applicable Authority/City planning documents.
3. Development must provide all required right-of-way (ROW) to accept and convey developed conditions upland flows (as outlined in existing drainage/watershed master plans, if available) through the proposed development to publicly owned facilities that have sufficient capacity and protection to accept these flows.
 - a. The developer is responsible for constructing all offsite improvements along with the development or financially guaranteeing offsite improvements.
 - b. Interim improvements are required until the permanent improvements are in place.
 - c. Discharge of runoff to public ROW must be in a non-erosive manner, or improvements made to public ROW to prevent damage, including unimproved roadway ROW. Discharge to NMDOT ROW requires NMDOT review and approval.
4. If development is located within the lateral erosion envelope (LEE), development must provide an engineering analysis outlining measures to protect the development.
5. Identify proximity of proposed development to FEMA mapped floodplains and major arroyos.
6. Developed-conditions site runoff should be restricted to historic discharge rate or less (subject to downstream capacity).
7. Provide for water quality treatment of runoff per Section 10 of the SSCAFCA DPM prior to discharge from site.
8. A development agreement is required per SSCAFCA Policy, subject to the discretion of the Executive Engineer.
9. Meeting with SSCAFCA may be required to discuss potential additional requirements prior to proceeding with additional design work. It is recommended that this meeting occur as early as possible, even prior to obtaining a land contract. These requirements include, but are not limited to:
 - a. Location of proposed development and proximity to nearest drainage conveyance, i.e., arroyo
 - b. Potential conflicts with future flood control facility locations
 - c. Acceptable discharge locations
 - d. Recognition of environmental concerns
 - e. Determination if protective measures are necessary if development is located near drainage way/arroyo
 - f. Requirements of the applicable regional/local watershed management plan
 - g. Preliminary project schedule
 - h. Receipt of SSCAFCA submittal process packet (checklist, etc.)
 - i. Acknowledgment of SSCAFCA ROW acquisition process (see *Real Property Acquisition Info Booklet* online)
10. Acceptance and approval by SSCAFCA does not relieve the developer and/or its agent of the ultimate responsibility for the infrastructure design to adequately protect and serve its intended purpose. Each phase of development must be reviewed and approved by SSCAFCA. Development approvals given by SSCAFCA are valid for 1 year from start of construction.